



Structural

PURCHASER'S EXTRAS QUOTATION

Bayview Heights - Phase 1

PURCHASERS: JOEY HOK TAN TSO and YUN MAN CRYSTAL SIU

TEL: RES.: 647-616-2861

LOT NUMBER	PHASE	HOUSE TYPE
049 BLOCK 008	1	THE CHARLOTTE-ELEV C-STD MAIN-3 BDRM-2 BATHS

ITEM	EXTRA / CHANGE	QTY	UNIT PRICE	EXTENDED
1 238043	BASEMENT - WINDOWS - Delete Two Standard 30 IN (W) x 16 IN (H) Basement Windows. Install ONE (1) LARGER 48 IN (W) x 24 IN (H) (with possible window well) basement window (See Sketch) <i>As per Fonzie C.</i>	1		
2 238044	BASEMENT - Install UPGRADE 200 AMP SERVICE in lieu of builders standard 100 Amp Service (See Sketch)	1		
3 238045	CLARIFICATION; PRIMARY ENSUITE - Purchaser Accepts & Acknowledges Locations of Vanity and Toilet at Primary Ensuite (See Sketch) <i>As per Fonzie C.</i>	1		
4 238046	PRIMARY ENSSUITE - Install Upgrade FRAMELESS GLASS ENCLOSURE (To Include; 2x2 Mosaics w/ 6" Curb) at primary ensuite shower stall, in lieu of builder standard acrylic shower base and standard chrome framed glass panel and shower door (See Sketch)	1		
5 238047	BONUS PACKAGE - PURCHASER HAS APPLIED \$10,000.00 (Incudes Taxes) WORTH OF UPGRADE PROMOTIONAL PACKAGE TOWARDS THE PURCHASE OF STRUCTURAL UPGRADES COMPLETED AT THE DECOR CENTRE <i>**Remaining Bonus Package of \$2,203.00(Includes Taxes) will be applied to upgrades completed during decor appointment**</i>	1		
6 238048	PURCHASER HAS ATTENDED A STRUCTURAL APPOINTMENT AT THE DESIGN STUDIO & HAS DECLINED ANY ADDITIONAL UPGRADES. Purchaser accepts and acknowledges that there will be no further structural changes/additions/deletions to be made upon signing on AUGUST 5,2025	1		
7 238049	PURCHASER AWARE AND ACCEPTS THAT ANY CHANGES MADE TO UPGRADES AFTER SIGNING THIS PURCHASERS EXTRA FORM ARE SUBJECT TO A MINIMUM ADMINISTRATION FEE OF \$1,000	1		



Sub Total
HST
Total

- 1. In the event the work on the house has progressed beyond the point where the items covered by this extra cannot be installed without entailing any unusual expense, then this order is to be cancelled and any deposit paid in connection with the same is to be refunded to the Purchaser.
- 2. The Vendor will undertake to incorporate the work covered by the sales extra in the construction of the house but will not be liable to the purchaser in any way, if for any reason the work covered by the extra is not carried out. In that event, any monies paid in connection with the same shall be returned to the Purchaser.
- 3. It is understood and agreed that if for any reason whatsoever the transaction of Purchase and Sale is not completed, the total cost of extras ordered are not refundable to the Purchaser(s).
- 4. Extras or changes will not be processed unless signed by the Vendor.
- 5. These extras may not be amended without the written consent of EARLGLEN INVESTMENTS INC..
- 6. The Purchaser(s) and the Vendor acknowledge and agree that this form shall not be deemed to be part of the Agreement of Purchase and Sale entered into between them, nor an addendum thereto.
- 7. No Estimates or orders will be accepted once construction has commenced.
- 8. Prices are estimates only and guaranteed for a period of 5 days only.
- 9. Any cancellations to this order, providing they can be cancelled, are subject to a \$500 minimum administration charge and a 10% cancellation charge for the total amount being cancelled.
- 10. For Visa, Mastercard and Debit paments, transactions are identified on you statement as "SHERWAY CONSTRUCTION LTD", an Authorized Visa /Mastercard/Debit Merchant and authorized Royal Pine Homes company.

Initials: CS JT

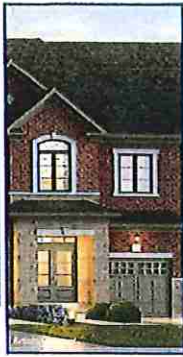
CONSTRUCTION SCHEDULING APPROVAL

PER: \_\_\_\_\_

DATE: \_\_\_\_\_

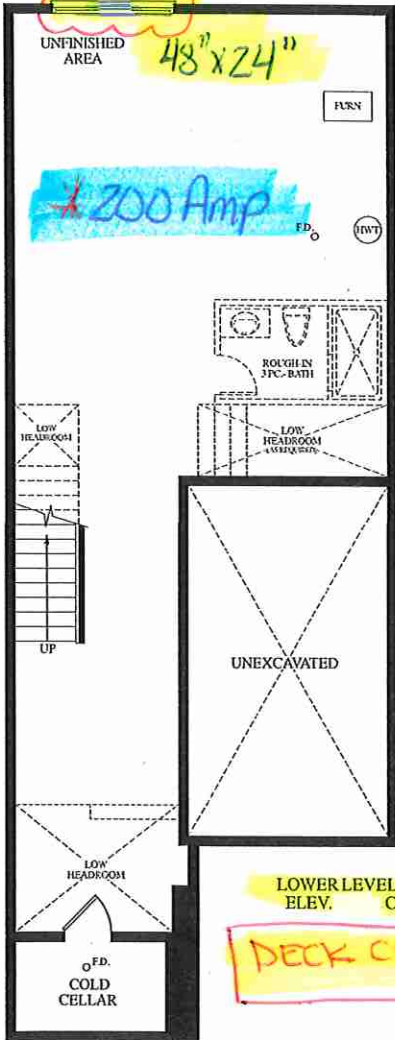


**BAYVIEW HEIGHTS**  
RICHMOND HILL



ELEVATION C

Aug 5, 2025  
02 31



LOWER LEVEL  
ELEV. C

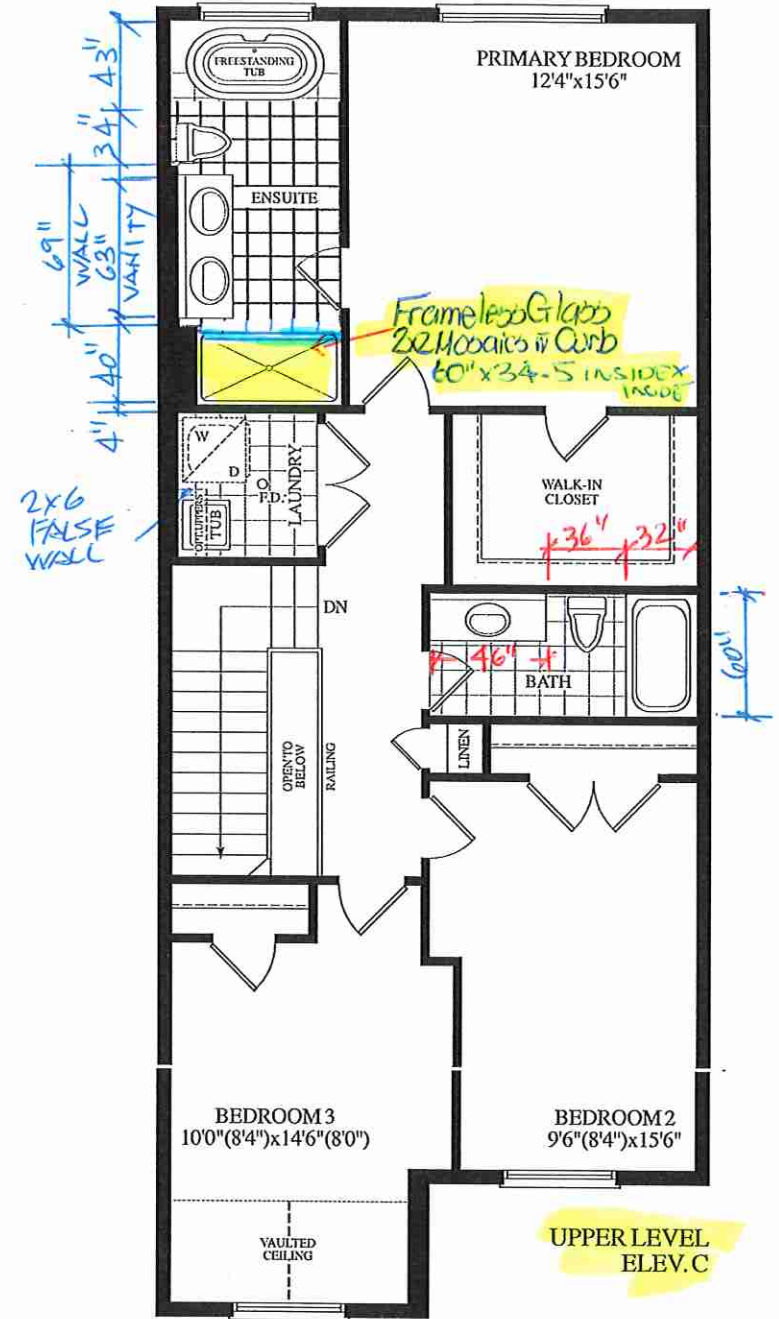
DECK CONDITION



MAIN LEVEL  
ELEV. C

DECK CONDITION

Materials, specifications and floor plans are subject to change without notice. All renderings are artist's concept. All floor plans are approximate dimensions. Actual usable floor space may vary from the stated floor area. E.&O.E.



UPPER LEVEL  
ELEV. C

BLK. 8 TH. 49

20-16 THE CHARLOTTE EL. C 3 BDRM. 2 BATH.

1795 SQ.FT.